

TRANSFER
TAX
PAID

Doc # 2005007634
Book 8347 Page 0011

58-76

WARRANTY DEED

I, **BRUCE E. POULIN**, a resident of Winslow, in the County of Kennebec and the State of Maine

grant to **JAMES E. BANNEN, JR.** and **LAURIE BANNEN**, husband and wife, of Waterville, in the County of Kennebec and the State of Maine whose mailing address is: 28 Hazelwood Ave, Waterville, ME 04901 as joint tenants and not tenants in common,

with **WARRANTY COVENANTS**:

A certain lot or parcel of land situated on the southerly side of Howard (now Linden) Street in **WATERVILLE**, County of Kennebec and State of Maine, bounded and described as follows, to wit:

Beginning at a steel pin in or near the southerly line of Howard (now Linden). Street Said pin marking the northeasterly corner of land conveyed to Norbert F. Cyr by Lester Gilman on March 4, 1910, and recorded in Book 501 Page 151 of the Kennebec Registry of Deeds, and subsequently conveyed to Anita Cyr as recorded in Book 1661 Page 299 of said Registry; thence South sixty six degrees forty seven minutes East (S 66 degr. 47' E) along the southerly side of Howard (now Linden) Street for forty six and six tenths feet (46.6) to a steel pin marking the northeasterly corner of land herein conveyed and a corner of land conveyed to Robert J. LaPlante and Judith E. LaPlante by G.D.R. Inc. on February 3, 1987 and recorded in said Registry in Book 3103 page 58; thence South twenty six degrees twenty two minutest West (S 26 degr. 22' W) along land of Robert J. and Judith LaPlante for ninety and nine tenths feet (90.9') to the steel pin in or near the northerly line of land now or formerly of Ernest Grondin as recorded in Book 2514 Page 241 of the said Registry of Deeds; thence North sixty six degrees forty seven minutes West (N 66 degr. 47' W) along Ernest Grondin's land for forty one and six tenths feet (41.6') to a steel pin at the southeasterly corner of the aforementioned Cyr.

Thence North twenty three degrees thirteen minutes East (N 23 degr. 13' E) along land of Anita Cyr for ninety and seven tenths feet (90.7') to the steel pin on the south side of Howard (now Linden) Street at the point of beginning.

Also conveying any land between the herein described parcel and Howard (now Linden) Street to make a common boundary with the street.

The herein described parcel contains four thousand and two square feet (4,002 sq. ft. +-), more or less, and is part of Parcel 1 of land conveyed to Bruce W. Plaisted and Lana L. Plaisted by Robert Greenlaw and Edna Greenlaw on December 31, 1986. Said part of parcel 1 is also a portion of Lot 16 of a plan of lots made August 4, 1887 by Ira Getchell, said plan being filed in the Kennebec Registry of Deeds in Plan Book 5 Page 41. The steel pins described in the herein parcel were set in November, 1987 by Rowe and Wendell,

2) R. G. H. / me

58-76

surveyors, as part of a standard boundary survey. The pins have a surveyor's identifying mark affixed at the top.

Meaning and intending to convey the same premises described in a warranty deed from Bruce W. Plaisted and Lana L. Plaisted to the herein grantor dated January 29, 1988 and recorded February 3, 1988 in Kennebec Registry of Deeds Book 3302 Page 53.

WITNESS my hand and seal this 18th day of March, 2005.

Joanne Rendell
Witness

Bruce E. Poulin
BRUCE E. POULIN

STATE OF MAINE, Kennebec, ss.

Then personally appeared the above named 3-18, 2005
acknowledged the foregoing instrument to be his free act and deed.
Before me,

Joanne P. Rendell

Notary Public (Print Name)



JOANNE P. RENDELL
MY COMMISSIONS EXPIRES
6/16/2016

Received Kennebec SS.
03/24/2005 12:51PM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS